Enforcement Notice
Operational Development

Important - This communication affects your property

Town and Country Planning Act 1990 (as amended by the Planning and Compensation Act 1991)

Enforcement notice

Issued by: Taunton Deane Borough Council

1. **This is a formal notice** which is issued by the Council because it appears to them that there has been a breach of planning control, under section 171A(1)(a) of the above Act, at the land described below. They consider that it is expedient to issue this notice, having regard to the provisions of the development plan and to other material planning considerations.

2. **The land affected**

Land at Pippins, 31 Wellington Road, Taunton shown edged red on the attached plan.

3. **The breach of planning control alleged**

Without planning permission, the erection of a conservatory and the increase in the height of the (western) boundary wall above 2 metres high by the addition of wicker panels.

4. **Reasons for issuing this notice**

It appears to the Council that the above breach of planning control has occurred within the last four years.

The provision of the conservatory at 31 Wellington Road, Taunton and the raising of the height of the boundary wall with wicker panels seriously affects the visual amenities of the neighbouring property contrary to Taunton Deane Local Plan Policies S1(D), S2(A) and (F).

The Council does not consider that planning permission should be given because planning conditions could not overcome these objections to the development.

5. **What you are required to do**

(i) Dismantle and remove from the land the unauthorised conservatory in its entirety and repair the brickwork and/or pointing of the dwelling as a result of its removal, in materials and with workmanship to bring the

property back to the condition immediately prior to the installation of the conservatory.

Time for compliance: 8 weeks after this notice takes effect.

(ii) Dismantle and remove the wicker panels used to raise the height of the boundary wall.

Time for compliance: 2 weeks after this notice takes effect.

6. **When this notice takes effect**

This notice takes effect on 5 September 2007 unless an appeal is made against it beforehand.

Dated: 1 August 2007

Signed:

On behalf of: Taunton Deane Borough Council

The Deane House,
Belvedere Road,
TAUNTON.

Your right of appeal

You can appeal against this notice but any appeal must be received, or posted in time to be received, by The Planning Inspectorate before 5 September 2007. The enclosed booklet "Making your enforcement appeal" sets out your rights. Read it carefully. You may use the enclosed appeal forms. One is for you to send to The Planning Inspectorate if you decide to appeal. The other should be sent to the Chief Executive at Taunton Deane Borough Council. You should also send The Planning Inspectorate the spare copy of this enforcement notice which is enclosed.

What happens if you do not appeal

If you do not appeal against this enforcement notice, it will take effect on 5 September 2007 and you must then ensure that the required steps for complying with it, for which you may be held responsible, are taken within the period[s] specified in the notice. Failure to comply with an enforcement notice which has taken effect can result in prosecution and/or remedial action by the Council.



ENFORCEMENT NOTICE

Reference No. E 382/ 38/ 2005

Scale NTS.

Title:

Date: 30/11/2004

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Taunton Deane Borough Council

TAUNTON DEANE BOROUGH COUNCIL